BUSINESS PLACES TO LET.

From Battery to 14th St., Inclusive.

TO LEASE

10,000 SQ. FT.

Mezzanine Floor

S. E. Corner

Fulton & Greenwich

APPLY

W. Ruediger,

50 Church St.

Overlooking City Hall Park Unusually Desirable OFFICE SPACE

Immediate Possession IN UNITS OF 200 UP TO 2,200 SQUARE FEET

Exceptionally Light Convenient to All Transit Centres

Stewart Building (Modernized—Up to date) 280 BROADWAY

YOUR OWN BROKER

Barciay Bldg. 299 Broadway

S. W. Cor. Duane St. We Have Now Available

A FEW Superior Suites WITH FINE LIGHT ALSO

Single Offices Let us know your requirements.

Above 14th St. to 59th St. (Inclusive). East River to North River.

VM. C. WALKER'S SONS | 299 B'way

Marbridge Building

Broadway at 34th St.

New York's Most Accessible
Office Building.

FOR tenants desiring exceptional office space in
a building which is the last
word in modern fireproof
construction, where service
is unexcelled, and which
contains only high class
tenants. All of these combined features can be had in
the MARBRIDGE BUILDING.

Offices, Law Firms, etc.

A Few Units of 300 to 1,000 Square reel Avaliable May 1, 1921, at Reasonable Rentals. Samuel Kronsky, Inc. Broadway at 34th Street Telephone Fitz Roy 772 uil Commission to Broker

PENN. TERMINAL BLDG. Seventh Ave., 30th to 31st St. Entire Block Front-Good Light Ujolning PENN. STATION and HOTEL.

17th Floor 20,000 Sq. Ft. Will Divide. OFFICES Small Units, \$2.75 Sq. Ft.

STORES

CORNER ADJOINING PENN. STATION 100 FT. OF WINDOW DISPLAY. SUBDIVIDED IF REQUIRED. REGENT REALTY CO. RENTING AGENT ON PREMISES.

145 West 45th St.

Adjoining Broadway

Office Space \$3.00 per Sq. Ft. up

Large Units from \$2.00 up

R. P. ZOBEL, 35 W. 39th St.

30,000 Sq. Ft.—
5 STORIES AND BASEMENT.
Shipping Flatform. Extensive Officea.
Barinklers, clevator; heat turnlabed.
Hent reasonable. Quick possession.

REST HARGAIN IN BLOCK.

S. OSGOOD PELL & CO.

BUSINESS PLACES TO LET.

BUSINESS PLACES TO LET.

13-25 ASTOR PLACE

ALEXANDER HAMILTON HALL

elled home of the Alexander Hamilton In-stitute, with new stories and high speed elevator

Centrally Located. Bounded by Broadway, Eighth Street and Lafayette Street, in a district rapidly becoming a popular office section of the city.

Interborough and B. R. T. subways, elevated and trolleys almost at door.

No manufacturing permitted.

Apply to

M. M. Hayward & Co., Alexander Hamilton Inst., 2640 Broadway. Tel. Riverside 9084

13 Astor Place Tel. Spring 10100 Or Your Own Broker



THE INTERNATIONAL BUILDING At 12th St. and 4th Ave.

CORNER STORE AND BASEMENT FOR RENT IN THIS

MAGNIFICENT NEW BUILDING Store 5,000 Sq. Feet, 20 Foot Ceiling, Basement 7,500.

WILL DIVIDE. With Every Modern Essential and Flooded with Light. Immediate Possession. Apply on Premises.

9,000 Sq. Ft. For Rent

May Divide

BROADWAY BUILDING

NEAR EQUITABLE

Excellent Light. Immediate Possession.

REASONABLE RENT

CROSS & BROWN CO. 18 East 41st Street

GEO. R. READ & CO. 30 Nassau St.

Murray Hill 7100

John 3670

BEAUTIFUL LIGHT SPACE

Financial District

2 UNITS

600 and 3000 sq. feet

LAND ESTATES INCORPORATED

Telephone Rector 9560

135 BROADWAY

Above 14th St. to 59th St. (Inclusive)
East River to North River.

113 40th West 40st. IN THE HEART OF N. Y.

of Very Attractive Space Available MAY 1st. Brokers Fully Protected.

A. L. HAYMAN. 50 Broad St., Room 1437. Tel. Broad 1262. Or Supt. on Premises.

With North Light in r and telephone exchange. Post day 1. P 63 Herald, Herald sq.

ONTH ST. COUSIN'S BUILDING."
OW BEING ENTHELLY REBUILT
COMPLETION ABOUT JUNE 1
LEASE, HANLSOME SALESROOMS,
SA, 4th and 5th floors, each 25:00.
OW Window fronts, North light marvator service, hear, double phi marvator service, hear, double phi marpotographer's studio, special skylight,
IFECK, ears S. OSGOOD FELL & CO.,
IT West 44th st., N. T.

109-111 Leonard St. Broadway section, near New York Life Insurance Co, Building, 15,000 sq. ft. office space. Rent \$20,000. Premises are entirely new and have never been occupied.

OFFICES FOR RENT

Never been occupied.

See Wall St.
Merchants Bank of Canada Bidg.
New building: available on or before May 1, 1921; 1,500 square feet; finest, most exclusive offices on Wall St.; only building on Wall St.; only building on Wall affore; each floor equipped with a fireproof and burglar proof vault, 7x15.

BUSINESS PLACES TO LET.

136 William St.

Sub-leasing Opportunity Third floor, 25 x 100; rent \$5,000. Nine year leare. Building entirely rented to high-class insurance interests. Everything new. Full service given.

13? Front St.

Corner Pine St.

Two desirable offices are offered together or separately; 5th floor, 900 sq. ft.; 6th floor, 328 sq. ft. Full office service given. Elevator, heat. &c. Possession at once. heat, &c. Possession at once.

100 Malden Lane

The Union Indemnity Co. Building.
Ready for occupancy May 1, 1921;
floors contain 3,500 square feet.
Four upper floors offered for rent;
each floor has light on all sides;
unusual elevator service—unusual
layout for offices.

126-128 Maiden Lane
Near Water St. New six story
building on wide thoroughfare; elevator service—steam heat; Immediate possossion; floors 2.200 sa,
ft.; rent \$4,500 each; will divide to

41-43 Malden Lane Offices and jewelry manufacturing space. A few small units left with May 1 possession. Rent reasonable.

99-101 William St.

New four story Bennatt Ellison Bullding: third and fourth floors for rent: possession May 1, 1921; 2,600 aq. ft. to a floor; rent \$10,000 a floor; elevator, heat. etc. S. W. Cor. 41st St. & 6th Ave.

New 12 story building. Best per-tion of 4th floor, corner space, 2,300 square feet; five year lease given. Janitor service and light; low rent; immediate possession. 136 Water Street

Between Pine St. and Maiden Lane.
Ground floor and basement, containing a total of 1,900 sq. ft.
rent \$3,500; suitable for strar,
coffee or tobacco dealer; immediate

possession.

25-31 South William St.

37-43 Stone St.

New fireproof eight story building in the shipping, insurance, financial, export and import districts; immediate possession of entire ficors, containing 6,500 square feet, or will divide; light on two streets; two elevators; reasonable rent. 87 Nassau St. Southwest Cor. Fulton St.

Southwest Cer. Failon St. Ten story modern office building. Out of a total of about 75 offices we have five for rent, comprising units up to 1,500 sq. ft. These are light, cheerful offices and fine ser-vice is given. Possession May 1st or before. 25 Broadway
New Cunard Building.
11,500 sq. ft. on ninth floor, Broadway and Morris Street front. Vlews of both North River and Bay.

of both North River and Day.

5 William St.
Corner Pine St.
Highly destrable offices in financial district. Entire floors 650 sq. ft. Modern fireproof building, southern exposure. Large windows on two streets. Wall St. subway station in front of building.

New tireproof building, 6,000 sq. ft., on one floor, immediately available in this building, located in the heart of the insurance district. The floor has 32 windows and unusually high cellings and the general layout is ideal for office purposes.

OFFICES FOR RENT

BUSINESS PLACES TO LET.

Downtown Business Properties

FOR RENT — FOR SALE

47-9 Beaver St. New six story building. Exceptionally high class offices at reasonable rate. Third and fourth floor each containing 2,300 square feet. Light, heat and full office service.

25 Pine St.

Adjoins Sub-Treasury Building. All
daylight corner offices on seventh
floor; units of 600 and 200 sq. ft.
Will rent together or separately.
Immediate possession. 27 William St.

119 Fulton St.

Setween William and Nassau.

New seven story fireproof office building, two elevators; full service, floors of 5,000 feet each, at \$2 per feet. Immediate possession. Floors retued to Great American Insurance Co. and Reuben Samuels, Inc., 140 William St.

Southeast Cor. Fulton St.
Practically a new building. Fine,
light office of 2,500 m, ft. on top
floor; an unusual number of windows on four sides and skylight
overhead make this particularly attractive. Immediate possession. 61-63 William St.

Cor. Maiden Lane & William St.

50 Broad St. Highest possible class of offices, 1,312 square feet, facing New st. Possession May 1, 1,300 square feet on the court. Possession at once. Can be rented separately or to-rether.

N. W. Corner Washington St. Small daylight offices suitable for sample or showroom: rent \$30 to \$50 per month. Possession at once.

LOFTS FOR RENT

457-459 Broome St.
Loft for rent, size 50x90. Rent
\$3,000. Immediate possession. Steam
heat and large electric elevator.
Good light.

Near Reade Nt.
Floors of 2,000 square feet each, with immediate possession; suitable for offices and salesrooms; three elevators, steam heat. Separate freight entrance.

First loft, 50x100; steam heat; good light; fireproof; sprinklered; two large elevators. Possession at once.

large elevators. Possession at once.

44 Murray St.
First loft, size 25x75. Possession May 1st. No manufacturing.

286-287 West St.
Near Canal Street.
Convenient to all rail and stepmship terminals; 8,000 square feet of storage space with excellent facilities; will divide to suit; rent low.

70 Cliff St.

Corner of Ferry Street.
Entire upper part of building, total of 8,800 square feet, on four floors.
Two entrances; electric holat; excellent light; for manufacturing or stock and offices. Compiles with labor law.

BUILDINGS FOR RENT

BUSINESS PLACES TO LET.

257-259 Water St.

Corner Peck Slip.
Size 40x48: 6 stories and basement.
Contains about 14,000 sq. ft. Light on two sides. Electric slevator, electric light. Suitable for light manufacturing or storage. Possession May 1. Will rent separately.

375 Lafavette St.

Northwest Cor. of Great Jones St. Size 78x120; 9 stories and basement; fireproof; immediate possession; alteration to suft; will divide; long lease. 113-115 Leonard St.

200 Feet East of Broadway.
Sine 43x110, 5 stories and basement. Immediate possession. New electric elevator, low pressure heating, fireproof stairway, high cellings, light on all floors: 25,000 square feet gross to one tenant; \$12,000 net, or will sell for \$175,000; casy terms.

17 South William St.

53 Stone St.
Sublease for 10 years or less.
Modern, up-to-date, individual office
building; area 10,000 sq. ft. Rent
\$16,000 net. Offer wanted.

PROPERTY FOR SALE

Week's Special

60 Cortlandt St.

S. W. Cor. Cedar St.; size 46.8x63.3; plot area 5,150 sq. ft.; one of the best locations for hanking or brokerage; one block from Federal Reserve Bank site; the only available property in this section of William St.; possession May 1, 1921.

Substantial four story business building, 21x56; immediate posses-sion; price \$85.000; mortgage \$50,000 at 514%, due 1925.

157 Cedar St. Northeast Cor. of West St.
A four story modern office building, newly renovated; contains passenger elevator; floors which contain 2,000 sq. ft. each are unusually light and attractive; price \$140,000; attractive terms. At price quoted the building can be occupied at a cost of about \$1.00 per sq. ft. Possession.

143 Front St.

Near Maiden Lane. Five story and basement bullding in the tobacco district size 1836; pos-session May 1, 1921; price \$55,000; easy terms.

Sine 21.10x45; a four story building, which at a small cust can be altered into a modern, dignified office building, suitable for lawyers, insurance, stock brokers, &c.; price \$60,000; mortgage \$22,500, at 6%, for five years; possession. Between Frankfort and Duane sts.
Three and four story buildings, on a plot of 8,000 sq. ft.; suitable for improvement into a modern business building. Location ideal for printer, leather dealer, paper stock, &c. Early possession. Price \$75,000. Free and clear. 22-26 Rose St.

NOTE: Special departments for procuring premises for corporations, individuals and firms. File with us your requirements and we will locate you advantageously. Owners are requested to list with us promptly all vacancies or possibilities of vacancies on May 1st. All business given expert attention. Large

sums available for real estate mortgages. ¶ Business property specialists for over twenty-two years and originators of the downtown "Buy for occupancy" movement.

Charles F. Noyes Company

Business Property Specialists Telephone John 2000

118 William Street

With Possession

SALE RENT

Entire Buildings

136-8 BEEKMAN STREET, 4 story, 37x25. 60 UNIVERSITY PLACE.

Corner 10th Street, 8 story & basement, 27.6x100. 62 UNIVERSITY PLACE, 4 story, 27.6x100.

233 MERCER STREET,

NORTHWEST CORNER GREENWICH & PARK PLACE, 5 story, 42x56.

Above 14th St. to 59th St. (Inclusive). East River to North River.

Broadway Central

Building

1658 BROAD VAY, Corner 51st St. SMALL OFFICES

5 story, 25x100.

115 BROADWAY.

9 NORTH MOORE STREET, 6 story, 25x75.

SOUTHEAST CORNER HESTER & BAXTER STS. 2000 to 6000 sq. ft. with Power & Steam. 40-56 UNIVERSITY PLACE,

Lofts

Corner 9th Street, 4000 to 9000 sq. ft. with Power & 518 BROADWAY, 25x100. NORTHWEST CORNER GREENWICH ST. & PARK PLACE, 42x56.

233 MERCER ST., 25x100.

136-8 BEEKMAN STREET

16,000 sq. ft. as desired. 17 EAST 12th ST., 25x100. 233 MERCER ST., 25x100. 136-8 BEEKMAN STREET 4 story, 37x25.

4 story, 37x25.

LEBERTAN CORPORATION PHONE RECTOR 2133. FULL COMMISSION TO BROKERS.

Garage

236-8 EAST 37th ST. 2 story, fireproof, 40x100.

NORTHWEST CORNER GREENWICH & PARK PLACE, 42x56.

174 BROADWAY & 1 MAIDEN LANE, 25x40.

40-56 UNIVERSITY PLACE, 9th to 10th Street, 1600 to

22 E. 42d St.

24 E. 42d St. Possession May 1st Two Floors

CROSS&BROWN COMPANY
18 East 41st St., New York
Tel. Murray Hill 7100.

DENTIST FLOOR Long Established on 8th Are...
Between 32nd & 53d Sts.
Will give Irase. Apply
WHITE-GOODMAN.
roadway. Stuyyesant 218

806 BROADWAY, NEAR 18TH ST. N. A. BERWIN & CO., 193 PARK AV. Times

Above 14th St. to 59th St. (Inclusive). East River to North River. Large Floors

To Lease 38 East 50th Ideal Location, near New Sherry Hotel. Suitable for art dealer of

any exclusive business, and Hall Service. PHONE 6486 PENN. FULL COMMISSION TO BROKERS.

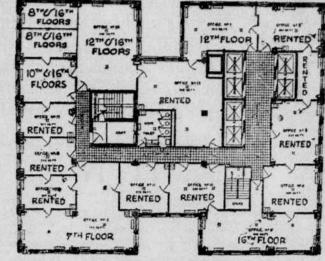
For Rent-Lower Floor of Garage 537-541 WEST 43D STREET Space 75x100; rance by short ramp, steam heated.

Will Rent to Desirable Tenant. Apply PARK & TILFORD EXECUTIVE OFFICES, 529 West 42nd Street. Lofts-Stores-Buildings

Mercautile Warehouses and Factories.
Large Selections. All Sizes.
LOUIS SCHRAG, 142 W. 23d St.

BUSINESS PLACES TO LET.

Above 14th St. to 59th St. (Inclusive).



96% Rented

Gotham National Bank Building

BROADWAY AT COLUMBUS CIRCLE

Total Space Available

IMMEDIATE POSSESSION

Renting Office on Premises Telephone Columbus 1425

Possession Immediate

STORE & BASEMENT

16,600 Sq. Ft. Loft 6,700 to 7,500 Sq. Ft. 234-42 W. 39th St.

For Light Manufacturing

Opp. Times Sq. Post Office New 10 Story Fireproof, Sprinklered, Daylight Bldg.

LUDIN REALTY CO. 261 W. 34th St. Longacre 4848



103 PARK AVE.

Corner 41ST Street FACING GRAND CENTRAL STATION

High Class Modern Office Building

Exceptionally Light

We offer for lease from May 1 OFFICES

In suits of 600 to 1,500 Sq. Ft. RENTALS \$2,250 TO \$5,500 N. A. BERWIN & CO., Agents on premises

Guardian Life Building



50 Union Square

N. E. Cor. 4th Ave. & 17th St. Modern high class building overlocking Union Square Park. EXCEPTIONALLY GOOD LIGHT.

> 7th floor, 7,000 square feet net. Smaller units other floors. IMMEDIATE POSSESSION.

Executive offices and show rooms.

MODERATE RENTALS. H. J. Smith, Agent on Premises. Tel. Stuyvesant 2300. Brokers Protected.

LOFTS TO LET 23 WEST 36TH ST. FOR LIGHT MANUFACTURING VERY LIGHT

INQUIRE SUPERINTENDENT 42D ST. AND BROADWAY

42D ST. OFFICE \$40 Small Messanios office on attorners of the one of the o

Light Lofts BEDELL BLDG., 19 West 34th St.

SHOW ROOMS or OFFICES 7th & 8th FLOORS, 50x200. SPRINKLER SYSTEM.

THRU TO 30-32 W. 35th ST.

LIGHT ON ALL FOUR SIDES. Apply to Mr. Wakeman, on premises, or your own broker.

5619 Vanderbilt. 17 W. 44th St., N. I.

JAMES N. WELLS' SONS, 191 Ninth Av. (Near 22d St.) ALAUTIFUL STORE

23,000 SQUARE

engineer an opportunity to se-ice space and service at a mini-Times Square Section

Above 14th St. to 59th St. (Inclusive). East River to North River.

ARCHITECT

Above 14th St. to 50th St. (Inclusive). East River to North River. FOR RENT

Two Floors

Temporary Occupancy up to Nov. 1st, 1921 ENTIRE FLOORS Each office facing a thorough-fare, direct outside light. TRANSIT FACILITIES AT DOOR Most Reasonable Rents in Section Arcade —3 High Speed Elevators AGENT ON PREMISES, OR M. M. HAYWARD & CO. 2640 Broadway, at 100th St. River 9084

TWO UPPER LOFTS EACH 50x90 At 437-439 West 16th St. APPLY ON PREMISES.
Phone Watkins 6964.

37-39 EAST 28TH ST.

OFFICES & STUDIOS

BROADWAY STORE

SPOTTS & STARR, INC., Building. Tel. Bryant 4000

STORES, LOUTS, BUILDINGS. AMES & COMPANY, 26 West Mgt.

WINDOWS ALL AROUND Ready for Occupancy May 1st

GEO A. BOWMAN, 115 West 42d St.

15 WEST 50TH STREET

PRIVATE GARAGE

NASSOIT & LANNING, B'way and 89th st.